

AMENDED

EXHIBIT 49

Proposed amendment to 2006 IBC by adopting appendix C for agricultural buildings.

APPENDIX C

GROUP U—AGRICULTURAL BUILDINGS

The provisions contained in this appendix are not mandatory unless specifically referenced in the adopting ordinance.

SECTION C101 GENERAL

C101.1 Scope. The provisions of this appendix shall apply exclusively to agricultural buildings. Such buildings shall be classified as Group U and shall include the following uses:

1. Livestock shelters or buildings, including shade structures and milking barns.
2. Poultry buildings or shelters.
3. Barns.
4. Storage of equipment and machinery used exclusively in agriculture.
5. Horticultural structures, including detached production greenhouses and crop protection shelters.
6. Sheds.
7. Grain silos.
8. Stables.

SECTION C102 ALLOWABLE HEIGHT AND AREA

C102.1 General. Buildings classified as Group U Agricultural shall not exceed the area or height limits specified in Table C102.1.

C102.2 One-story unlimited area. The area of a one-story Group U agricultural building shall not be limited if the build-

ing is surrounded and adjoined by public ways or yards not less than 60 feet (18 288 mm) in width.

C102.3 Two-story unlimited area. The area of a two-story Group U agricultural building shall not be limited if the building is surrounded and adjoined by public ways or yards not less than 60 feet (18 288 mm) in width and is provided with an approved automatic sprinkler system throughout in accordance with Section 903.3.1.1.

SECTION C103 MIXED OCCUPANCIES

C103.1 Mixed occupancies. Mixed occupancies shall be protected in accordance with Section 508.

SECTION C104 EXITS

C104.1 Exit facilities. Exits shall be provided in accordance with Chapters 10 and 11.

Exceptions:

1. The maximum travel distance from any point in the building to an approved exit shall not exceed 300 feet (91 440 mm).
2. One exit is required for each 15,000 square feet (1393.5 m²) of area or fraction thereof.

**TABLE C102.1—BASIC ALLOWABLE AREA FOR A GROUP U,
ONE STORY IN HEIGHT AND MAXIMUM HEIGHT OF SUCH OCCUPANCY**

I		II		III and IV		V	
A	B	A	B	III A and IV	III B	A	B
ALLOWABLE AREA (square feet) ^a							
Unlimited	60,000	27,100	18,000	27,100	18,000	21,100	12,000
MAXIMUM HEIGHT IN STORIES							
Unlimited	12	4	2	4	2	3	2
MAXIMUM HEIGHT IN FEET							
Unlimited	160	65	55	65	55	50	40

For SI: 1 square foot = 0.0929 m².

a. See Section C102 for unlimited area under certain conditions.

SUBSTANTIATION:

Under the current H&A table the maximum size for an unprotected agricultural building is 4200 sq ft without any allowances for sprinklers or open area frontage increase. Given the nature of the types of buildings and the industry this effects the cost of creating a 5A or sprinkler protected structure seems to contrary to what the legislature has intended with statutory regulations for protecting the agricultural industry. It would appear the ICC code panels do understand the uniqueness of the industry and how these buildings function and the risk they pose.

FISCAL IMPACT:

The adoption of the appendix will actually decrease the cost of construction for large agricultural buildings. Given today's economic climate for the industry they will be able to benefit from the economies of scale because the trend in the industry is for larger operations in order to reduce per unit operating costs.